

## WARRANTY DEED

PLC ✓  
TK ✓  
C7 ✓  
TRANSFER  
TAX  
PAID**Know all Men by these Presents,**  
**007953**

**That** we, Paul E Poirier and Flora Poirier, both of Waterville,  
County of Kennebec, State of Maine

in consideration of One Dollar and other valuable consideration

paid by Harold Poirier of Waterville, County of Kennebec, State of  
Maine

whose mailing address is Greenwood Park, Waterville, Maine 04901

the receipt whereof we do hereby acknowledge, do hereby give, grant, bargain, sell and  
convey unto the said Harold Poirier

his heirs and assigns forever,

A certain lot or parcel of land with the buildings thereon,  
situated in Waterville, County of Kennebec, State of Maine, and  
bounded and described as follows, to wit:

Northerly seventy (70) feet by land now or formerly of George  
Frappier and Ida Frappier; easterly one hundred thirty (130) feet  
by land now or formerly of one Cote; southerly seventy (70) feet  
by land now or formerly of Arthur Lessard and westerly one  
hundred thirty (130) feet by South Grove Street.

Meaning and intending to convey the same property conveyed to us  
by Warranty Deed by Alfred Provost dated August 6, 1945, and  
recorded in Kennebec Registry of Deeds, Book 826, Page 471.

Also, another certain lot or parcel of land situate in said  
Waterville and bounded and described as follows, to wit:

Beginning at a cedar post in the westerly line of land now or  
formerly of Ralph York at a point about one hundred twelve (112)  
feet from where the westerly line of land of said Ralph York  
intersects with the southerly line of Grove Street; thence  
running southerly along the westerly line of land of said Ralph  
York twenty (20) feet to an iron pin sunk in the ground; thence  
running easterly at right angles about six (6) feet to land now  
or formerly of William Ruel; thence running southerly along the  
westerly line of said William Ruel forty-five (45) feet to an  
iron pin sunk in the ground; thence running westerly in a  
straight line to an iron pin sunk in the ground in the easterly  
line of a proposed street; thence running northerly along the  
easterly line of said proposed street sixty-five (65) feet to an  
iron pin sunk in the ground; thence running easterly in a  
straight line to point begun at.

Meaning and intending to convey the same premises conveyed to us  
by George Frappier and Ida Frappier by Warranty Deed dated August  
6, 1945, and recorded in Kennebec County Registry of Deeds Book  
826, Page 468.

Also another certain lot or parcel of land with the buildings  
thereon situated in said Waterville and bounded and described as  
follows, to wit:

(OVER)

Bounded on the east by land now or formerly of Mrs. Peter Caron; on the south by Carrean Street; on the west by land formerly of Augustus Carey, now or formerly of Raymond Carey and on the north by Gilman Passway, so called. This lot is about fifty (50) feet on Carrean Street, in width, and about sixty-five (65) feet in depth.

Meaning and intending to convey the same premises conveyed us to by Alfred Provost by deed dated August 6, 1945, and recorded in Kennebec County Registry of Deeds, Book 826, Page 471.

The Grantors herein retain the right to live in the home being transferred by this deed for the remainder of their natural lives.

**To have and to hold** the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said **Harold Poirier**

his heirs and assigns, to them and their use and behoof forever.

**And** we do **covenant** with the said Grantee, his heirs and assigns, that we are lawfully seized in fee of the premises, that they are free of all encumbrances

that we have good right to sell and convey the same to the said Grantee to hold as aforesaid; and

that we and our heirs shall and will **warrant and defend** the same to the said Grantee, his heirs and assigns forever, against the lawful claims and demands of all persons.

**In Witness Whereof,** we, the said **Paul E. Poirier and Flora Poirier**

*And*

////// ~~husband/wife~~ of the said /

joining in this deed as Grantors, and relinquishing and conveying all rights by descent and all other rights in the above described premises, have hereunto set our hands and seals this 20th day of the month of **April**, A.D. 19 89.

**Signed, Sealed and Delivered**

in presence of

*Clyde L. Wheeler*  
.....  
.....  
.....

*Paul E. Poirier*  
.....  
*Flora Poirier*  
.....  
.....

**State of Maine, County of** **Kennebec** **SS:** **April 20**, 19 89.

Then personally appeared the above named **Paul E. Poirier and Flora Poirier**

and acknowledged the foregoing instrument to be **their** free act and deed.

Before me,

*Clyde L. Wheeler*  
.....  
Notary Public  
Attorney at Law

Printed Name, **CLYDE L. WHEELER**

RECEIVED KENNEBEC SS.

1989 APR 26 AM 9:00

11837 *Harold Poirier*  
REGISTER OF DEEDS